

## apartment for sale Algeciras Casco Antiguo, Campo De Gibraltar



Discover this charming apartment located on the vibrant Avenida Virgen de la Palma, an ideal area to enjoy the authentic Algeciras lifestyle.~With a competitive price of €250,000, this property has a built surface area of 103 m2 and a usable area of 87 m2. The property is in excellent condition, allowing you to move in without worries. Its southfacing orientation ensures brightness throughout the day, creating pleasant and cozy spaces.~~This apartment consists of three bedrooms (one double), perfect for families or as additional space for guests. Additionally, it has two full bathrooms.~~You won't have parking issues as this building offers a private parking space and storage room.~~Come visit it! This magnificent apartment is perfect whether you are looking to invest or wish to settle down with your loved ones.~~Price transparency, taxes, and fees:~The published price corresponds only to the sale price of the property and does not include taxes, transaction costs, or fees payable by the buyer.~Taxes: ITP or VAT + AJD (depending on the nature of the transfer). In Andalusia, for secondhand transactions, the ITP is generally 7%, with reduced rates (6% or 3.5%) applicable if certain requirements are met.~Tax base: generally, the base will be the higher of the declared price and the reference value (according to applicable regulations).~Transaction costs: notary, registration, and, if applicable, management fees (starting from €2,000 as a guideline, depending on the transaction).~Buyer's fees (not included): 3% + VAT, with a minimum of €3,500 + VAT if the price €115,000. They are informed and accepted in writing (service order sheet) before the visit and any management related to the purchase.~Informative sheet (Decree 218/2005), available to interested parties.~Official sources: tax information and reference value available from official sources of the Junta de Andalucía and provided to those who request it.

### property details

Spanishestate id: **6386321**  
reference:: **SH00956G**  
close to/ located: **Algeciras Casco Antiguo**  
region: **Campo De Gibraltar**  
property type: **apartment**

### contact

real estate agent: **Alter Inmobiliaria**  
name: **not available**  
spreekt: **not available**  
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rooms:	<b>3</b>
property surface:	<b>103 m2</b>
surface plot:	<b>- m2</b>
price:	<b>€ 250.000</b>